

**APPLICATION FOR
URBAN DESIGN COMMISSION
REVIEW AND APPROVAL**

AGENDA ITEM # _____

Project # _____

DATE SUBMITTED: <u>May 4, 2011</u>	Action Requested
UDC MEETING DATE: <u>May 11, 2011</u>	<input type="checkbox"/> Informational Presentation
	<input type="checkbox"/> Initial Approval and/or Recommendation
	<input checked="" type="checkbox"/> Final Approval and/or Recommendation

PROJECT ADDRESS: 401 N. Pleasant View Road

ALDERMANIC DISTRICT: District #9, Paul Skidmore

OWNER/DEVELOPER (Partners and/or Principals)

ARCHITECT/DESIGNER/OR AGENT:

Krupp Construction

Knothe & Bruce Architects, LLC

2020 Eastwood Dr.

7601 University Avenue, Suite 201

Madison, WI 53704

Middleton, Wisconsin 53562

CONTACT PERSON: J. Randy Bruce/Knothe & Bruce Architects, LLC

Address: 7601 University Avenue, Suite 201

Middleton, Wisconsin 53562

Phone: 608-836-3690

Fax: 608-836-6934

E-mail address: rbruce@knothebruce.com

TYPE OF PROJECT:

(See Section A For:)

- Planned Unit Development (PUD)
 - General Development Plan (GDP)
 - Specific Implementation Plan (SIP)
- Planned Community Development (PCD)
 - General Development Plan (GDP)
 - Specific Implementation Plan (SIP)
- Planned Residential Development (PRD)
- New Construction or Exterior Remodeling in an Urban Design District* (A public hearing is required as well as a fee)
- School, Public Building or Space (Fee may be required)
- New Construction or Addition to or Remodeling of a Retail, Hotel, or Motel Building Exceeding 50,000 Sq.Ft.
- Planned Commercial Site

(See Section B for:)

- New Construction or Exterior Remodeling in C4 District (Fee required)

(See Section C for:)

- R.P.S.M. Parking Variance (Fee required)

(See Section D for:)

- Comprehensive Design Review* (Fee required)
- Street Graphics Variance* (Fee Required)
- Other _____

*Public Hearing Required (Submission Deadline 3 Weeks in Advance of Meeting Date)

April 6, 2011

Mr. Brad Murphy
Director of Planning
Department of Planning & Development
City of Madison
215 Martin Luther King Jr. Blvd
PO Box 2985
Madison, Wisconsin 53701

Re: Letter of Intent
PUD- GDP-SIP
401 Pleasant View Road
Madison, WI

Dear Mr. Murphy:

The following is submitted together with the plans, application and zoning text for staff, Plan Commission and Common Council consideration of approval.

Organizational structure:

Owner: Attic Angels- Prairie Point, Inc.
640 Junction Road
Madison, WI 53717
608-662-8900
608-662-8989 fax
Contact: Mary Ann Drescher
drescher@atticangel.org

Architect: Knothe & Bruce Architects, LLC
7601 University Avenue, Ste 201
Middleton, WI 53562
608-836-3690
608-836-6934 fax
Contact: J. Randy Bruce
rbruce@knothebruce.com

Engineer: Snyder & Associates, Inc.
5010 Voges Road
Madison, WI 53718
608-838-0444
608-838-0445 fax
Contact: Louis A. Olson
lolson@snyder-associates.com

Landscape Design: The Bruce Company
2830 Parmenter St.
Middleton, WI 53562
608-836-7041 x253
608-831-6266 fax
Contact: Rich Carlson
rcarlson@brucecompany.com

Introduction:

Attic Angel-Prairie Point, Inc. is a 54 acre community designed to meet the market need for independent and assisted living on the west side of Madison. The development is located on the east side of Pleasant View Road and the north side of the Elderberry Road extension. The PUD-GDP for the development was approved in 2001 and the development has been substantially completed at this time. This proposal will amend the PUD-GDP for remaining undeveloped lands and establish a PUD-SIP for a portion of those lands.

Project Description:

The remaining undeveloped lands consisted of three sites within the original PUD-GDP identified as Lots P-4, P-5, P-8, and P-9. The GDP for Lot P-9 previously illustrated two duplexes, two triplexes, and a small community building. This proposed PUD-SIP revises this plan to provide two 4-unit buildings and one 5-unit building designed to meet the market demand for smaller, more affordable cottage homes. Individual buildings are sited close to public streets to continue the design intent exhibited throughout the development. The exterior appearance of these new four and five unit buildings will borrow heavily from the material palette, geometry, and detailing of the existing duplexes and triplexes. Every cottage home has a front entry porch and a private patio. Garage doors are screened from view where possible and the exteriors provide an attractive street appearance with limited maintenance materials. Vehicular parking is accommodated by integral 1 or 2 car garages.

Lots P-5, and P-8 of the original GDP consisted of 200 multifamily units and one duplex. This proposal amends the GDP to allow up to 248 units across the two lots in three or four story buildings. Parking and an associated drop-off area are provided at the front of each building with additional parking provided in less prominent locations beside and behind the buildings.

<u>Site Development Data:</u>	<u>Lot P-9 (SIP)</u>	<u>Lot P-8(GDP)</u>	<u>P-4 (GDP)</u>	<u>Lot P-5 (GDP)</u>
<u>Dwelling Unit Mix:</u>				
One-Bedroom		59		40
One-Bdrm + Den Ranch	7			
Two Bedroom		89		60
<u>Two-Bdrm + Den Ranch</u>	<u>6</u>		<u>2</u>	
Total Dwelling Units	13	148	2	100
<u>Total Gross Area:</u>	20,330 S.F.	55,830 S.F.	5,600 S.F.	33,600 S.F.
<u>Densities:</u>				
Lot Area (S.F.)	93,532 S.F.			
Lot Area (Acre)	2.1472 Acres			
Lot Area / D.U.	7,195 SF/unit			
Density	6.0 units/acre			
<u>Building Height:</u>	One Story	Four Story Max.	One	Four Story Max.
<u>Vehicle Parking:</u>				
Garage	19 stalls			
Driveway/Surface	19 stalls	63 stalls	4	44 stalls
<u>Underground</u>	<u> </u>	<u>111 stalls</u>	<u>4</u>	<u>68 stalls</u>
Total	38 stalls	174 stalls	8 stalls	112 stalls

Letter of Intent – PUD-GDP-SIP
401 Pleasant View Road
April 6, 2011
Page 3 of 3

Project Schedule:

It is anticipated that the new construction phase for the first four-unit building will start in late summer of 2011. PUD-SIP applications for the remaining multifamily parcels should follow within the next year. Construction will proceed as the economic and financial markets will allow.

Social & Economic Impacts:

This development will have a positive social and economic impact. The project will continue a successful and attractive community that provides a continuum of housing and care for older adults.

Thank you for your time in reviewing our proposal.

Very Truly Yours,

J. Randy Bruce, AIA
Managing Member

Legal Description: See attached exhibit A and B.

- A. **Statement of Purpose:** This zoning district is established to allow for the construction of multifamily housing primarily for older adults.
- B. **Permitted Uses:** Following are permitted uses:
 - 1. Multifamily residential uses as shown in approved plans.
 - 2. Accessory uses including but not limited to:
 - a. Accessory uses directly associated with those permitted uses including parking for residents and guests.
 - b. Temporary buildings for storage of building materials and equipment for construction purposes when on the same lot as a principle use for a period not to exceed the duration of such construction.
- C. **Lot Area:** As shown on the approved plans.
- D. **Height Regulations:** As shown on the approved plans.
- E. **Yard Regulations:** As shown on the approved plans.
- F. **Landscaping:** Site Landscaping will be provided as shown on the approved plans.
- G. **Usable Open Space Requirements:** Usable open space will be provided as shown on the approved plans.
- H. **Parking & Loading:** Off-street parking and loading shall be provided as shown on the approved plans.
- I. **Family Definition:** The family definition shall coincide with the definition given in M.G.O. 28.03 for the R-5 zoning district.
- J. **Signage:** Signage for the residential buildings will be allowed as per the R-5 zoning district or as provided in the approved SIP plans or as a minor alteration to the approved PUD-SIP.
- K. **Alterations and Revisions:** No alteration or revision of this Planned Unit Development shall be permitted unless approved by the City Planning Commission, however, the Zoning Administrator may issue permits for minor alterations or additions which are approved by the Architectural Review Committee, Director Of Planning and Development and the alderperson of the district and are compatible with the concept approved by the City Planning Commission.

EXHIBIT A

LEGAL DESCRIPTION

Part of the Southeast Quarter of the Northwest Quarter of Section 22, Township 7 North, Range 8 East, City of Madison, Dane County, Wisconsin, more fully described as follows:

Commencing at the West quarter corner of said Section 22; thence North 88 degrees 58 minutes 19 seconds East, along the South line of the Northwest Quarter of said Section 22, 1857.06 feet; thence North 01 degree 01 minute 41 seconds West, 40.00 feet to the North right-of-way line of Elderberry Road; thence South 88 degrees 58 minutes 19 seconds West, along said North right-of-way line, 457.12 feet to a point of curvature; thence along the arc of a curve to the right through a central angle of 91 degrees 36 minutes 16 seconds, an arc distance of 39.97 feet, a radius of 25.00 feet and a chord bearing North 45 degrees 13 minutes 33 seconds West, 35.85 feet to the East right-of-way line of Pleasant View Road; thence North 00 degrees 34 minutes 35 seconds East, along said East right-of-way line, 516.63 feet to the point of beginning of this description; thence continuing North 00 degrees 34 minutes 35 seconds East, 435.45 feet to a point of curvature; thence along the arc of a curve to the right through a central angle of 90 degrees 00 minutes 00 seconds, an arc distance of 39.27 feet, a radius of 25.00 feet and a chord bearing North 45 degrees 34 minutes 35 seconds East, 35.36 feet to the South right-of-way line of Theis Trail; thence South 89 degrees 25 minutes 25 seconds East, along said South right-of-way line, 91.85 feet to a point of curvature; thence along the arc of a curve to the right through a central angle of 92 degrees 34 minutes 22 seconds, an arc distance 24.24 feet, a radius of 15.00 feet and a chord bearing South 43 degrees 08 minutes 14 seconds East, 21.68 feet to the West right-of-way line of Meadow Rose Lane; thence South 03 degrees 08 minutes 57 seconds West, along said West right-of-way line, 20.49 feet to a point of curvature; thence along said West right-of-way line and the arc of a curve to the left through a central angle 63 degrees 43 minutes 15 seconds, an arc distance of 255.79 feet, a radius of 230.00 feet and a chord bearing South 28 degrees 42 minutes 40 seconds East, 242.81 feet to a point of reverse curvature; thence along the arc of a curve to the right through a central angle of 76 degrees 16 minutes 41 seconds, an arc distance of 19.97 feet, a radius of 15.00 feet and a chord bearing South 22 degrees 25 minutes 57 seconds East, 18.53 feet to the West right-of-way line of Samuel Drive and a point of reverse curvature; thence along said West right-of-way line and the arc of a curve to the left through a central angle of 43 degrees 57 minutes 51 seconds, an arc distance of 201.81 feet, a radius of 263.00 feet and a chord bearing South 06 degrees 16 minutes 33 seconds East, 196.89 feet; thence North 89 degrees 25 minutes 25 seconds West, 280.43 feet to the aforementioned East right-of-way line of PleasantView Road and the point of beginning. This description contains approximately 93,532 square feet or 2.1472 acres.

EXHIBIT B

LEGAL DESCRIPTION

Part of the Southeast Quarter of the Northwest Quarter of Section 22, Township 7 North, Range 8 East, City of Madison, Dane County, Wisconsin, more fully described as follows:

Commencing at the West quarter corner of said Section 22; thence North 88 degrees 58 minutes 19 seconds East, along the South line of the Northwest Quarter of said Section 22, 1857.06 feet; thence North 01 degree 01 minute 41 seconds West, 40.00 feet to the North right-of-way line of Elderberry Road and the point of beginning of this description; thence South 88 degrees 58 minutes 19 seconds West, along said North right-of-way line, 457.12 feet to a point of curvature; thence along the arc of a curve to the right through a central angle of 91 degrees 36 minutes 16 seconds, an arc distance of 39.97 feet, a radius of 25.00 feet and a chord bearing North 45 degrees 13 minutes 33 seconds West, 35.85 feet to the East right-of-way line of Pleasant View Road; thence North 00 degrees 34 minutes 35 seconds East, along said East right-of-way line, 952.08 feet to a point of curvature; thence along the arc of a curve to the right through a central angle of 90 degrees 00 minutes 00 seconds, an arc distance of 39.27 feet, a radius of 25.00 feet and a chord bearing North 45 degrees 34 minutes 35 seconds East, 35.36 feet to the South right-of-way line of Theis Trail; thence South 89 degrees 25 minutes 25 seconds East, along said South right-of-way line, 91.85 feet to a point of curvature; thence along the arc of a curve to the right through a central angle of 92 degrees 34 minutes 22 seconds, an arc distance 24.24 feet, a radius of 15.00 feet and a chord bearing South 43 degrees 08 minutes 14 seconds East, 21.68 feet to the West right-of-way line of Meadow Rose Lane; thence South 03 degrees 08 minutes 57 seconds West, along said West right-of-way line, 20.49 feet to a point of curvature; thence along said West right-of-way line and the arc of a curve to the left through a central angle 63 degrees 43 minutes 15 seconds, an arc distance of 255.79 feet, a radius of 230.00 feet and a chord bearing South 28 degrees 42 minutes 40 seconds East, 242.81 feet to a point of reverse curvature; thence along the arc of a curve to the right through a central angle of 76 degrees 16 minutes 41 seconds, an arc distance of 19.97 feet, a radius of 15.00 feet and a chord bearing South 22 degrees 25 minutes 57 seconds East, 18.53 feet to the West right-of-way line of Samuel Drive and a point of reverse curvature; thence along said West right-of-way line and the arc of a curve to the left through a central angle of 48 degrees 11 minutes 03 seconds, an arc distance of 221.18 feet, a radius of 263.00 feet and a chord bearing South 08 degrees 23 minutes 08 seconds East, 214.72 feet; thence South 32 degrees 28 minutes 40 seconds East, along said West right-of-way line, 86.30 feet to a point of curvature; thence along said West right-of-way line and the arc of a curve to the right through a central angle of 38 degrees 19 minutes 25 seconds, an arc distance 78.26 feet, a radius of 117.00 feet and a chord bearing South 13 degrees 18 minutes 57 seconds East, 76.81 feet; thence South 05 degrees 50 minutes 46 seconds West, along said West right-of-way line, 28.78 feet; thence South 84 degrees 34 minutes 47 seconds East, 119.67 feet; thence South 63 degrees 11 minutes 41 seconds East, 76.41 feet; thence South 21 degrees 35 minutes 43 seconds West, 126.36 feet to a point of curvature; thence along the arc of a curve to the right through a central angle of 53 degrees 41 minutes 00 seconds, an arc distance of 28.11 feet, a radius of 30.00 feet and a chord bearing South 48 degrees 26 minutes 13 seconds West, 27.09 feet; thence South 75 degrees 16 minutes 43 seconds West, 33.86 feet; thence South 14 degrees 43 minutes 17 seconds East, 25.00 feet to a point of curvature; thence along the arc of a curve to the right through a central angle of 12 degrees 29 minutes 56 seconds, an arc distance of 74.17 feet, a radius of 340.00 feet and a chord bearing South 05 degrees 16 minutes 39 seconds East, 74.02 feet; thence South 00 degrees 58 minutes 19 seconds West, 24.81 feet to a point of curvature; thence along the arc of a curve to the left through a central angle of 92 degrees 00 minutes 00 seconds, an arc distance of 40.14 feet, a radius of 25.00 feet and a chord bearing South 45 degrees 01 minute 41 seconds East, 35.97 feet to the aforementioned North right-of-way line of Elderberry Road and the point of beginning. This description contains approximately 323,044 square feet or 7.4161 acres.

Together with the following described lands:

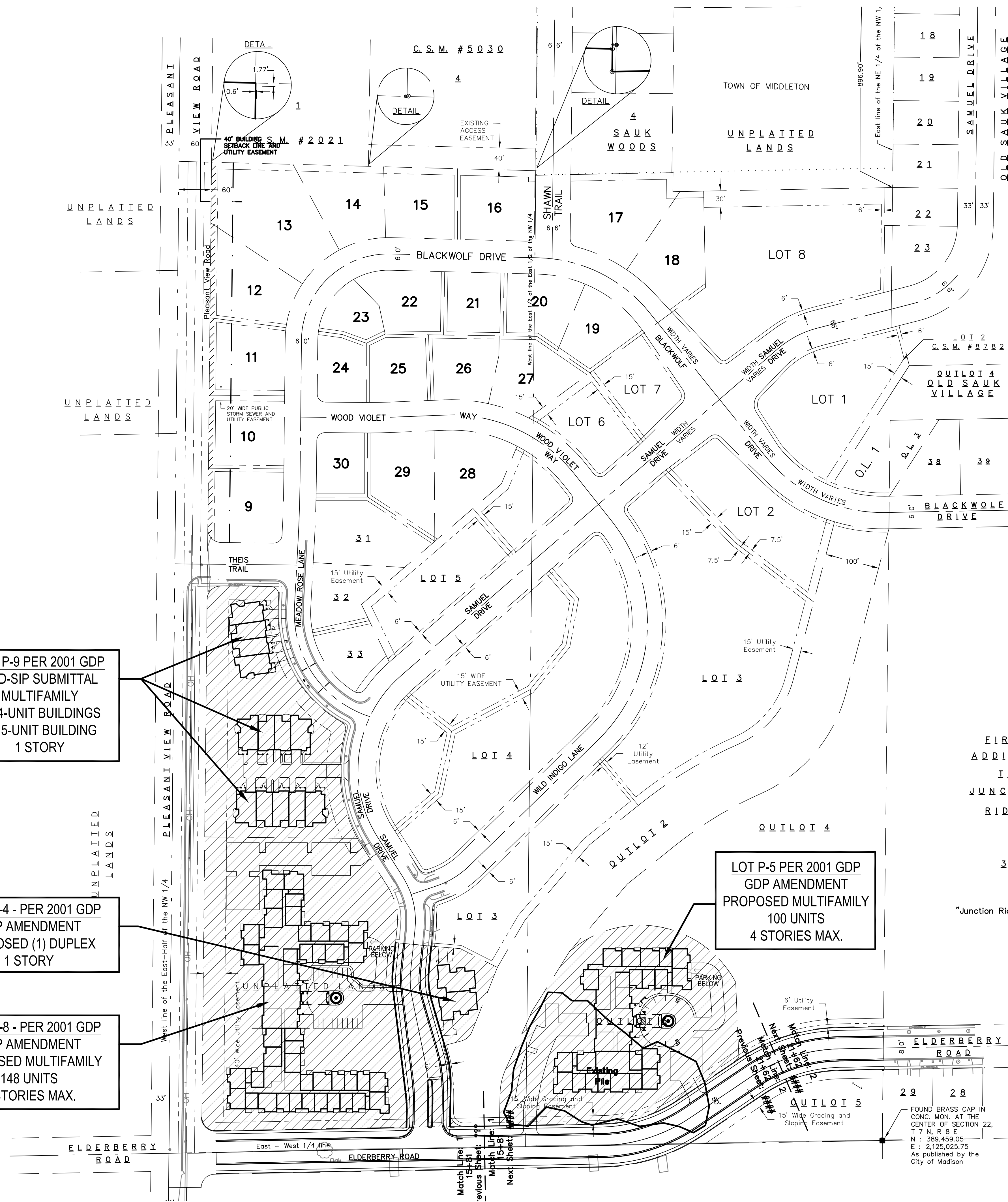
Outlot 3, PRAIRIE POINT, as recorded in Volume 57-184B of Plats, on pages 769-770, as Document Number 3371965, Dane County Registry, City of Madison, Dane County, Wisconsin.



Site

Consultant

Notes
1.



SHEET INDEX

- C-1.0 OVERALL SITE PLAN / SHEET INDEX
- C-1.1 SITE PLAN (LOT P-9)
- C-2.1 SITE GRADING PLAN (LOT P-9)
- C-3.1 SITE UTILITY PLAN (LOT P-9)
- L-1 LANDSCAPE PLAN (LOT P-9)
- L-2 OVERALL CONCEPTUAL LANDSCAPE PLAN

- A-1.0 BASEMENT FLOOR PLANS (LOT P-9)
- A-1.1 GROUND FLOOR PLANS (LOT P-9)
- A-2.1 BUILDING ELEVATIONS (LOT P-9)

LOT P-9 PER 2001 GDP
PUD-SIP SUBMITTAL
MULTIFAMILY
(2) 4-UNIT BUILDINGS
(1) 5-UNIT BUILDING
1 STORY

LOTS P-4 - PER 2001 GDP
GDP AMENDMENT
PROPOSED (1) DUPLEX
1 STORY

LOTS P-8 - PER 2001 GDP
GDP AMENDMENT
PROPOSED MULTIFAMILY
148 UNITS
4 STORIES MAX.

LOT P-5 PER 2001 GDP
GDP AMENDMENT
PROPOSED MULTIFAMILY
100 UNITS
4 STORIES MAX.

FIRST
ADDITION
IN
JUNCTION
RIDGE
30
"Junction Ridge Park"

Revisions
PUD - GDP/SIP Submittal - April 6, 2011
Revised Unit Count - April 20, 2011
UDC Submittal - May 4, 2011

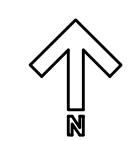
Project Title
Attic Angels - Prairie Point
Meadow Rose Lane & Samuel Drive
Madison, WI

Drawing Title
**Overall Site Plan /
Sheet Index**

Project No. Drawing No.

1050 C-1.0

Overall Site Plan
1" = 100' (24" x 36")

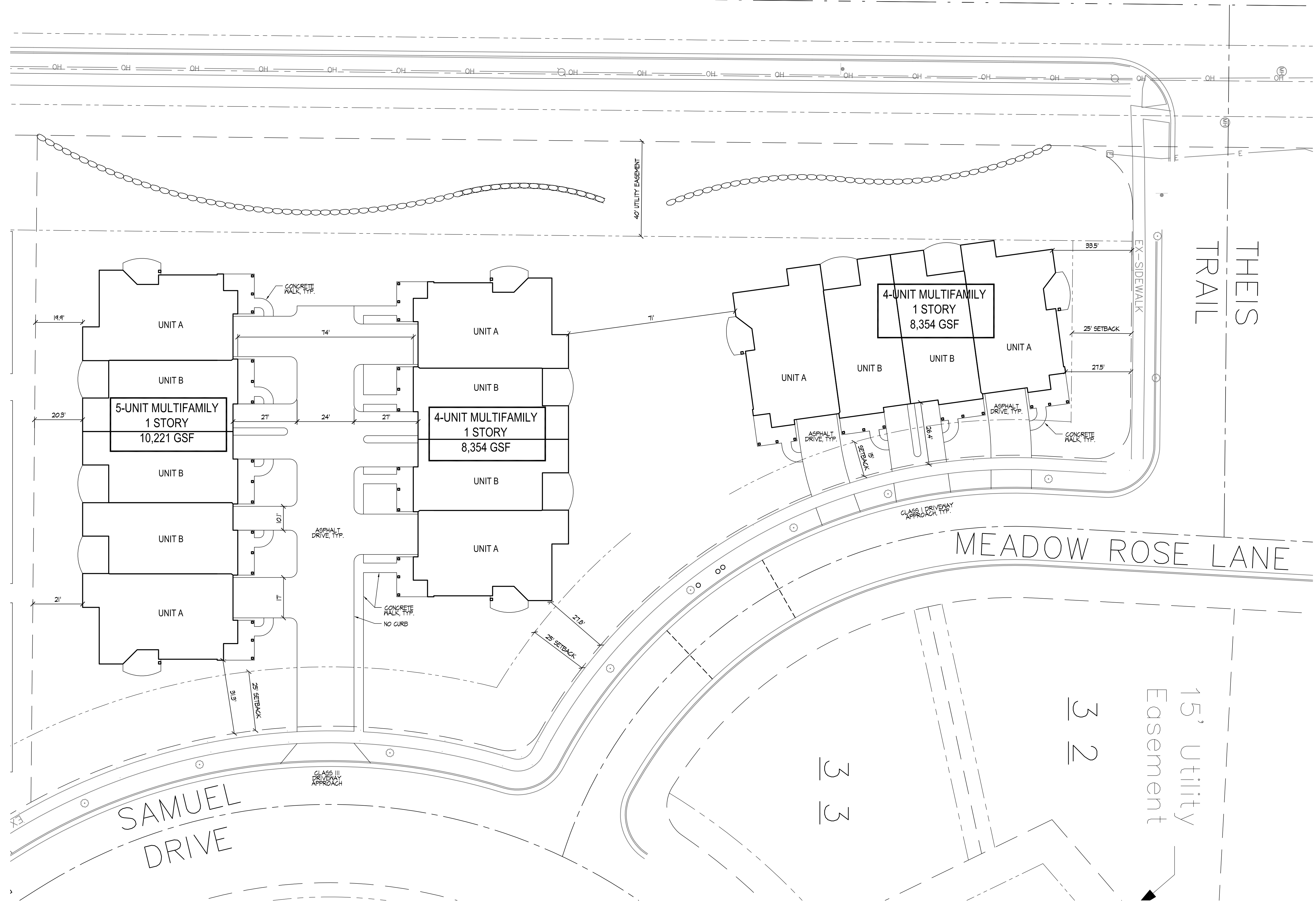


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Notes
1.

P L E A S A N T V I E W R O A D



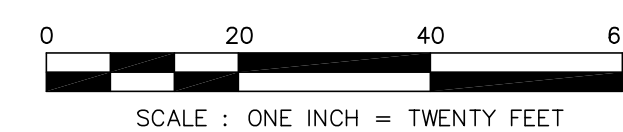
Revisions
 PUD - GDP/SIP Submittal - April 6, 2011
 Revised Unit Count - April 20, 2011
 UDC Submittal - May 4, 2011

Project Title
Attic Angels - Prairie Point
 Meadow Rose Lane & Samuel Drive
 Madison, WI

Drawing Title
Site Plan (Lot P-9)

Project No. **1050** Drawing No. **C-1.1**

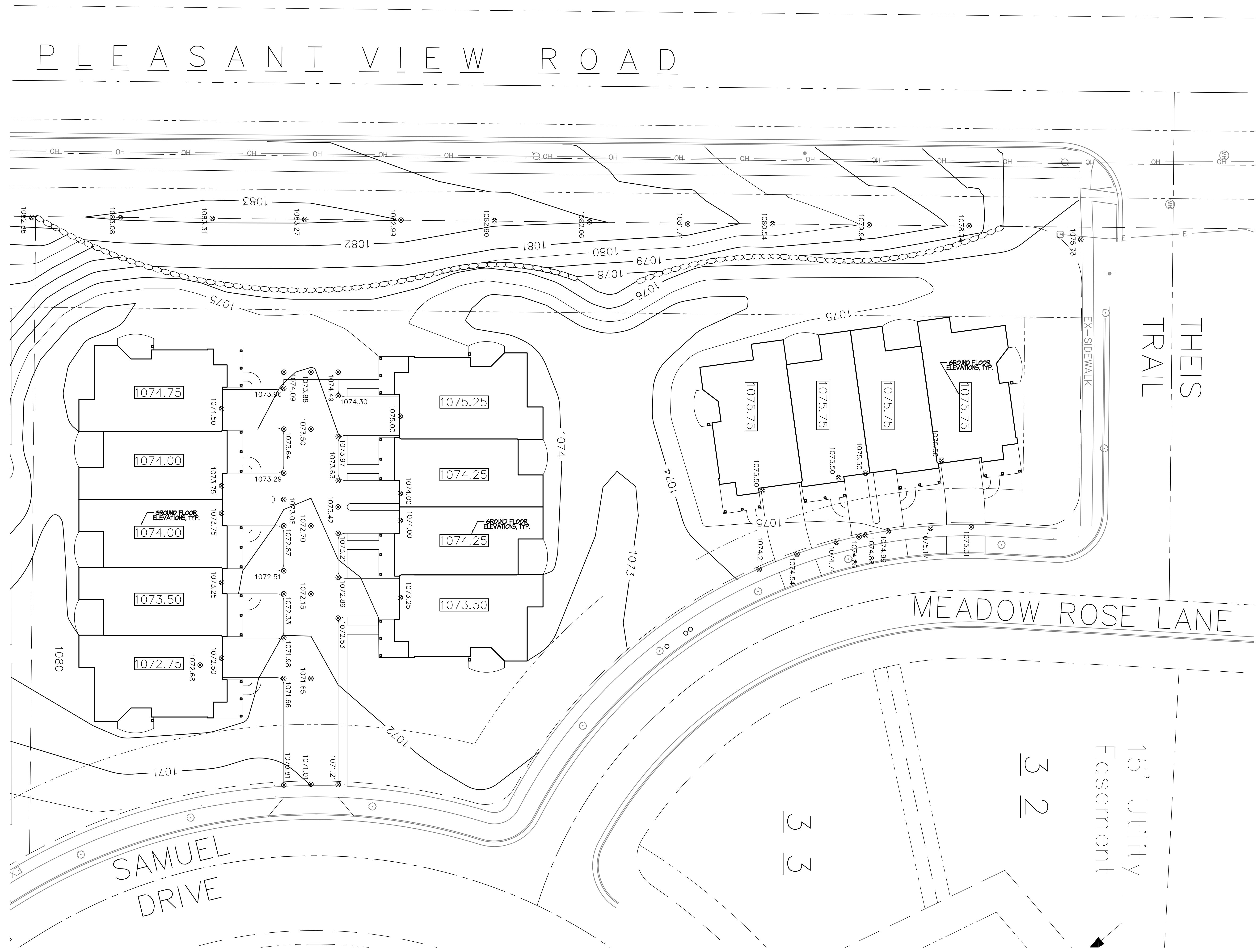
Site Plan (Lot P-9)
 1" = 20' (24" x 36")



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Notes
1.



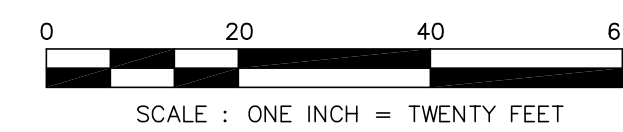
Revisions
 RUD - GDP/SIP Submittal - April 6, 2011
 Revised Unit Count - April 20, 2011
 UDC Submittal - May 4, 2011

Project Title
Attic Angels - Prairie Point
 Meadow Rose Lane & Samuel Drive
 Madison, WI

Drawing Title
Site Grading Plan (Lot P-9)

Project No. **1050** Drawing No. **C-2.1**

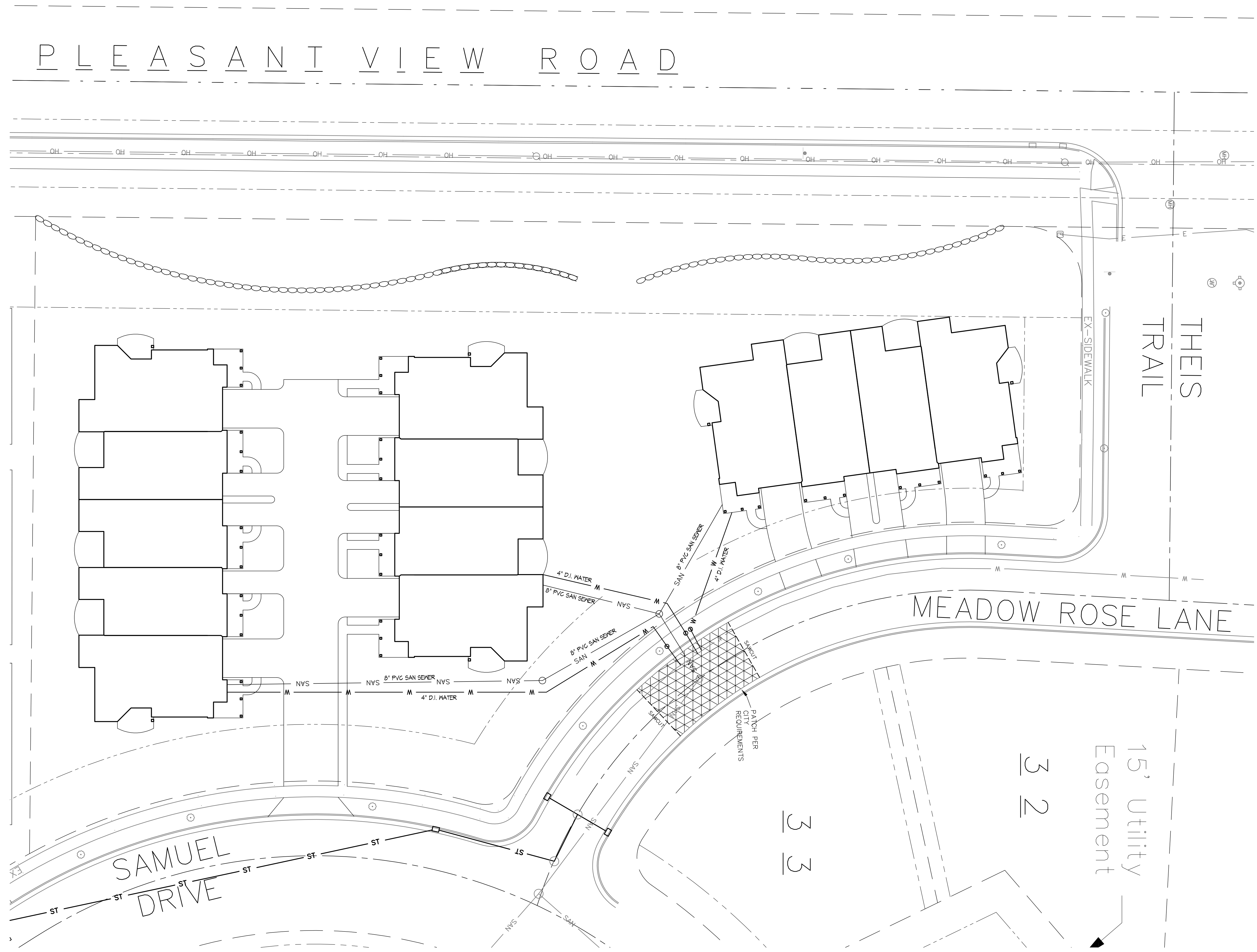
Site Grading Plan (Lot P-9)
 1" = 20' (24" x 36")



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Notes
1. WATER LATERALS TO BE SIZED BY PLUMBER TO ACCOMMODATE SPRINKLER SYSTEMS.



Revisions
RUD - GDP/SIP Submittal - April 6, 2011
Revised Unit Count - April 20, 2011
UDC Submittal - May 4, 2011

Project Title
Attic Angels - Prairie Point
Meadow Rose Lane & Samuel Drive
Madison, WI

Drawing Title
Site Utility Plan (Lot P-9)

Project No. **1050** Drawing No. **C-3.1**

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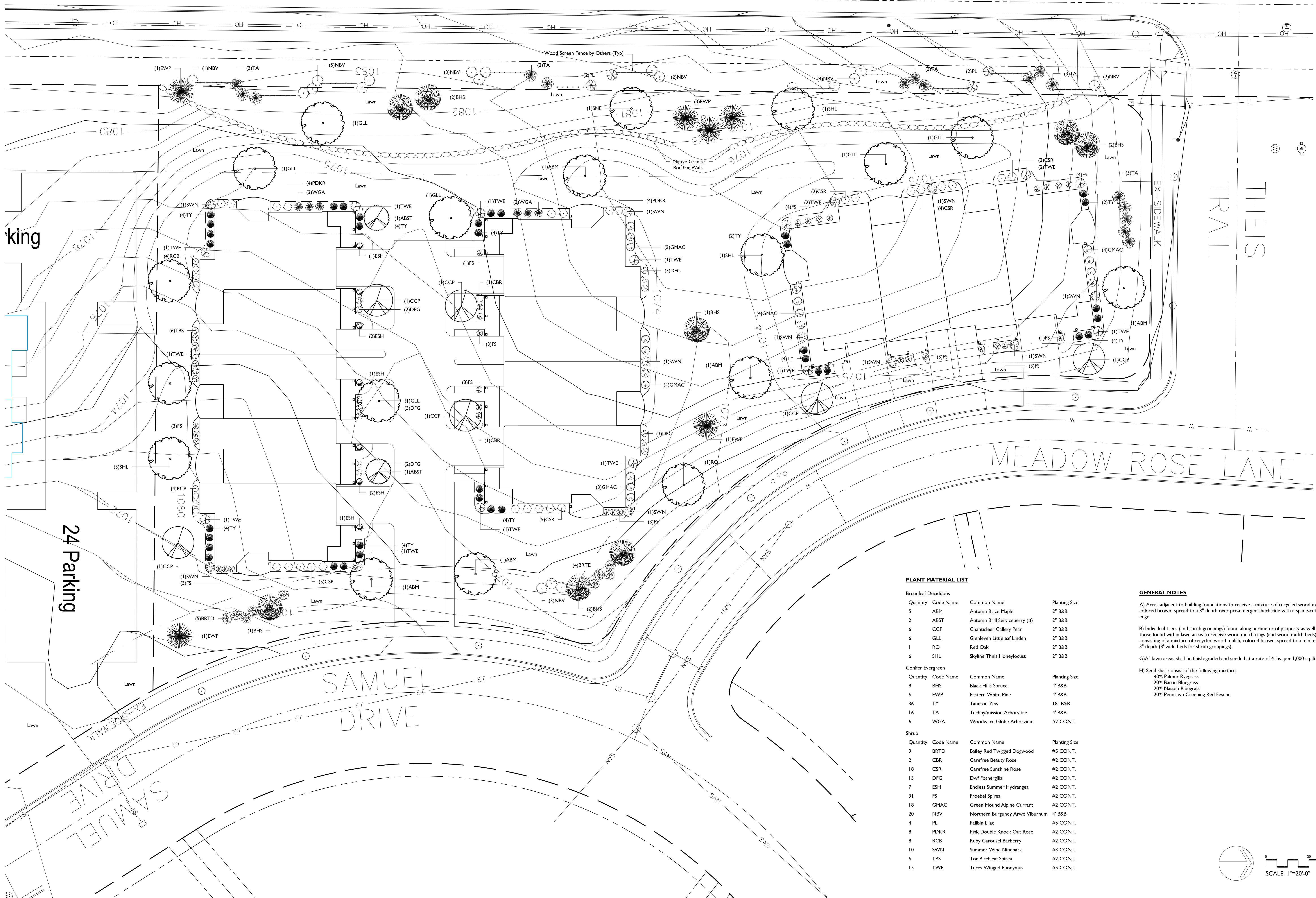
Site Utility Plan (Lot P-9)
1" = 20' (24" x 36")



PLEASANT VIEW ROAD



LANDSCAPE ARCHITECTS
LANDSCAPE CONTRACTORS
2830 PARMENTER STREET
P.O. BOX 620330
MIDDLETON, WI 53562-0330
TEL (608) 836-7041
FAX (608) 831-6266



PLANT MATERIAL LIST

Quantity	Code Name	Common Name	Planting Size
Broadleaf Deciduous			
5	ABM	Autumn Blaze Maple	2" B&B
2	ABST	Autumn Brill Serviceberry (rf)	2" B&B
6	CCP	Chanticleer Callery Pear	2" B&B
6	GLL	Glenleven Littleleaf Linden	2" B&B
1	RO	Red Oak	2" B&B
6	SHL	Skyline Thins Honeylocust	2" B&B
Conifer Evergreen			
8	BHS	Black Hills Spruce	4" B&B
6	EWP	Eastern White Pine	4" B&B
36	TY	Taunton Yew	18" B&B
16	TA	Techry/mission Arborvitae	4" B&B
6	WGA	Woodward Globe Arborvitae	#2 CONT.
Shrub			
9	BRTD	Bailey Red Twigged Dogwood	#5 CONT.
2	CBR	Carefree Beary Rose	#2 CONT.
18	CSR	Carefree Sunshine Rose	#2 CONT.
13	DFG	Dwf Fothergilla	#2 CONT.
7	ESH	Endless Summer Hydrangea	#2 CONT.
31	FS	Froebel Spirea	#2 CONT.
18	GMAC	Green Mound Alpine Currant	#2 CONT.
20	NBV	Northern Burgundy Arwd Viburnum	4" B&B
4	PL	Palbin Lilac	#5 CONT.
8	PDKR	Pink Double Knock Out Rose	#2 CONT.
8	RCB	Ruby Carousel Barberry	#2 CONT.
10	SWN	Summer Wine Ninebark	#3 CONT.
6	TBS	Tor Birchleaf Spirea	#2 CONT.
15	TWE	Tures Winged Euonymus	#5 CONT.

GENERAL NOTES

- A) Areas adjacent to building foundations to receive a mixture of recycled wood mulch, colored brown spread to a 3" depth over pre-emergent herbicide with a spade-cut edge.
- B) Individual trees (and shrub groupings) found along perimeter of property as well as those found within lawn areas to receive wood mulch rings (and wood mulch beds) consisting of a mixture of recycled wood mulch, colored brown, spread to a minimum 3" depth (3" wide beds for shrub groupings).
- C) All lawn areas shall be finish-graded and seeded at a rate of 4 lbs. per 1,000 sq. ft.
- H) Seed shall consist of the following mixture:
40% Palmer Ryegrass
20% Baron Bluegrass
20% Nassau Bluegrass
20% Pennlawn Creeping Red Fescue

ATTIC ANGELS PRAIRIE POINT
MEADOW ROSE LANE AND SAMUEL DRIVE
MADISON, WISCONSIN

Checked By: RC
Drawn By: MN
4/5/11

Revised:
Revised:
Revised:
Revised:
Revised:
Revised:
Revised:

L1

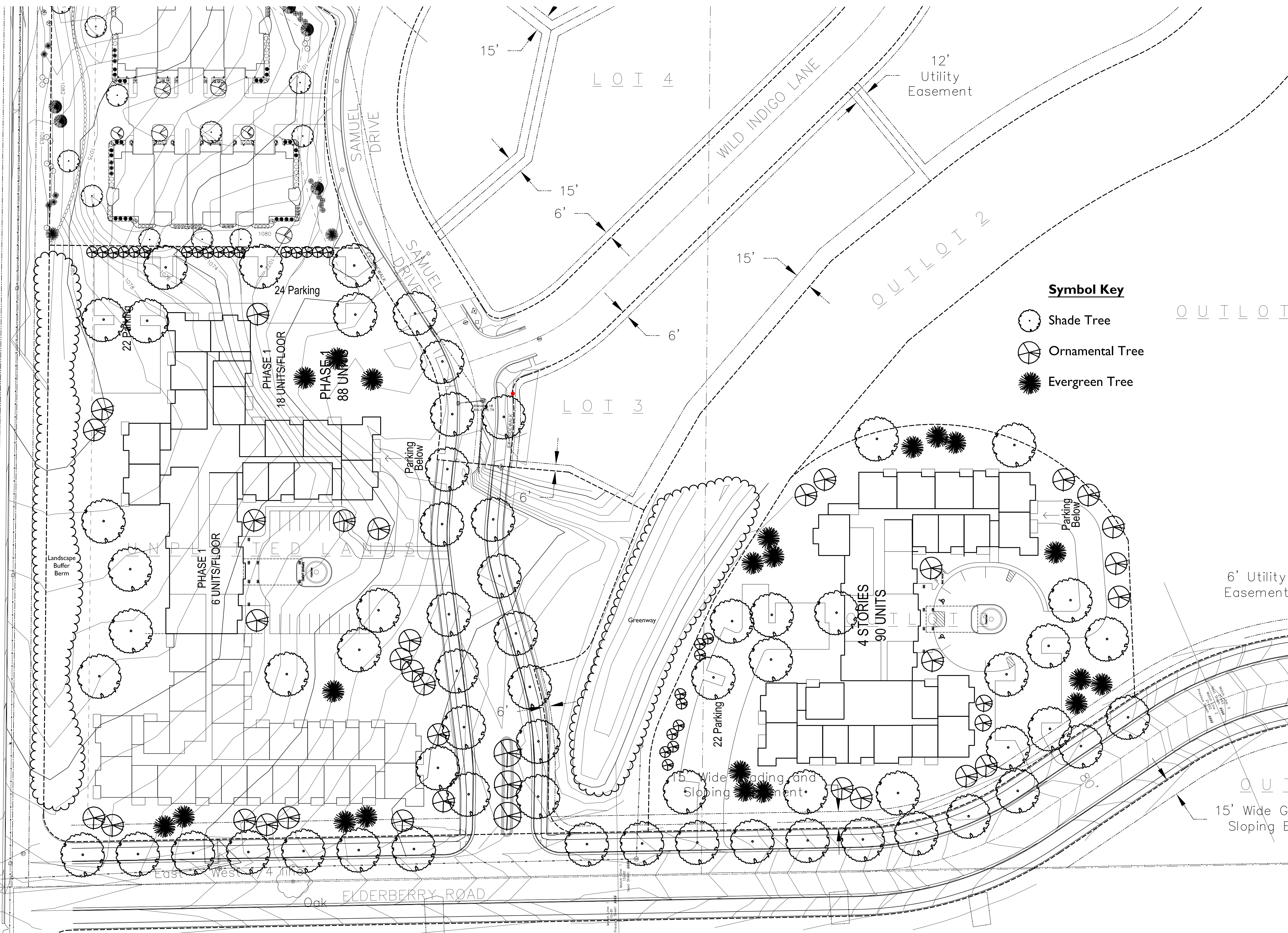
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PLEASANT VIEW




West line of the East-Half of the NW 1/4

33'

66'

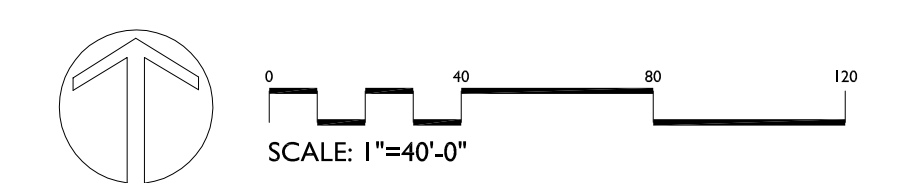


Symbol Key

-  Shade Tree
-  Ornamental Tree
-  Evergreen Tree

UNPLATTED LANDS

CONCEPTUAL LANDSCAPE PLAN



the bruce company
 OF WISCONSIN, INC.
 LANDSCAPE ARCHITECTS
 LANDSCAPE CONTRACTORS
 2830 PARMENTER STREET
 P.O. BOX 620330
 MIDDLETON, WI 53662-0330
 TEL (608) 836-7041
 FAX (608) 831-6266

ATTIC ANGELS PRAIRIE POINT
 MEADOW ROSE LANE AND SAMUEL DRIVE
 MADISON, WISCONSIN

Checked By: RC
 Drawn By: MN
 4/5/11
 Revised:
 Revised:
 Revised:
 Revised:
 Revised:
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 Revised:

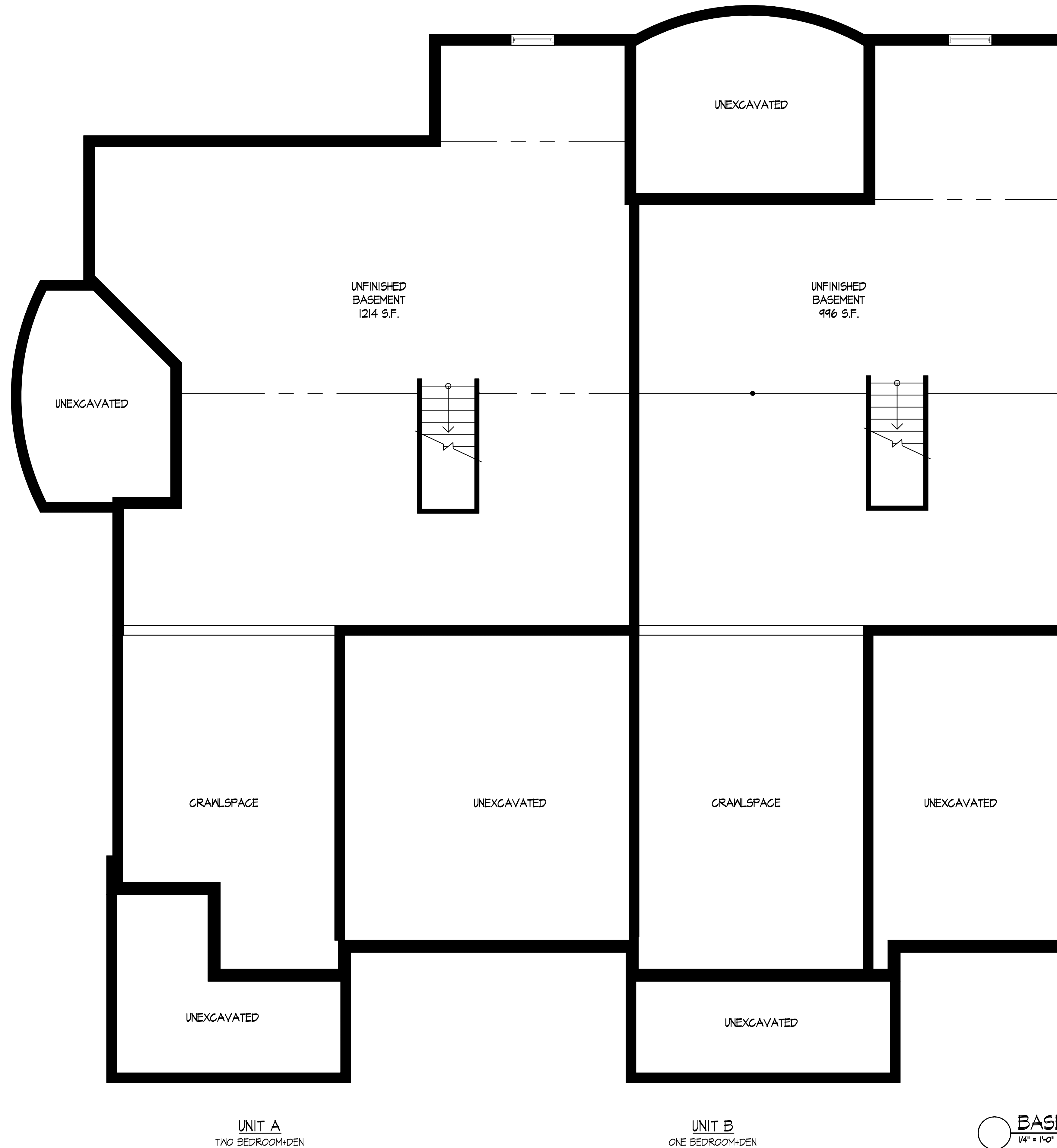
L2

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13011_CADRICH ATTIC ANGEL PRAIRIE POINT MEADOW ROSE LN AND SAMUEL DRIVE P11.C11.DWG Created: 4/4/2011 Saved: 4/5/2011 Printed: 4/5/2011

Consultant

Notes
1. -



Revisions
FUD - GDP/SIP Submittal - April 6, 2011
UDC Submittal - May 4, 2011

Project Title
Attic Angels - Prairie Point
Meadow Rose Lane & Samuel Drive
Madison, WI

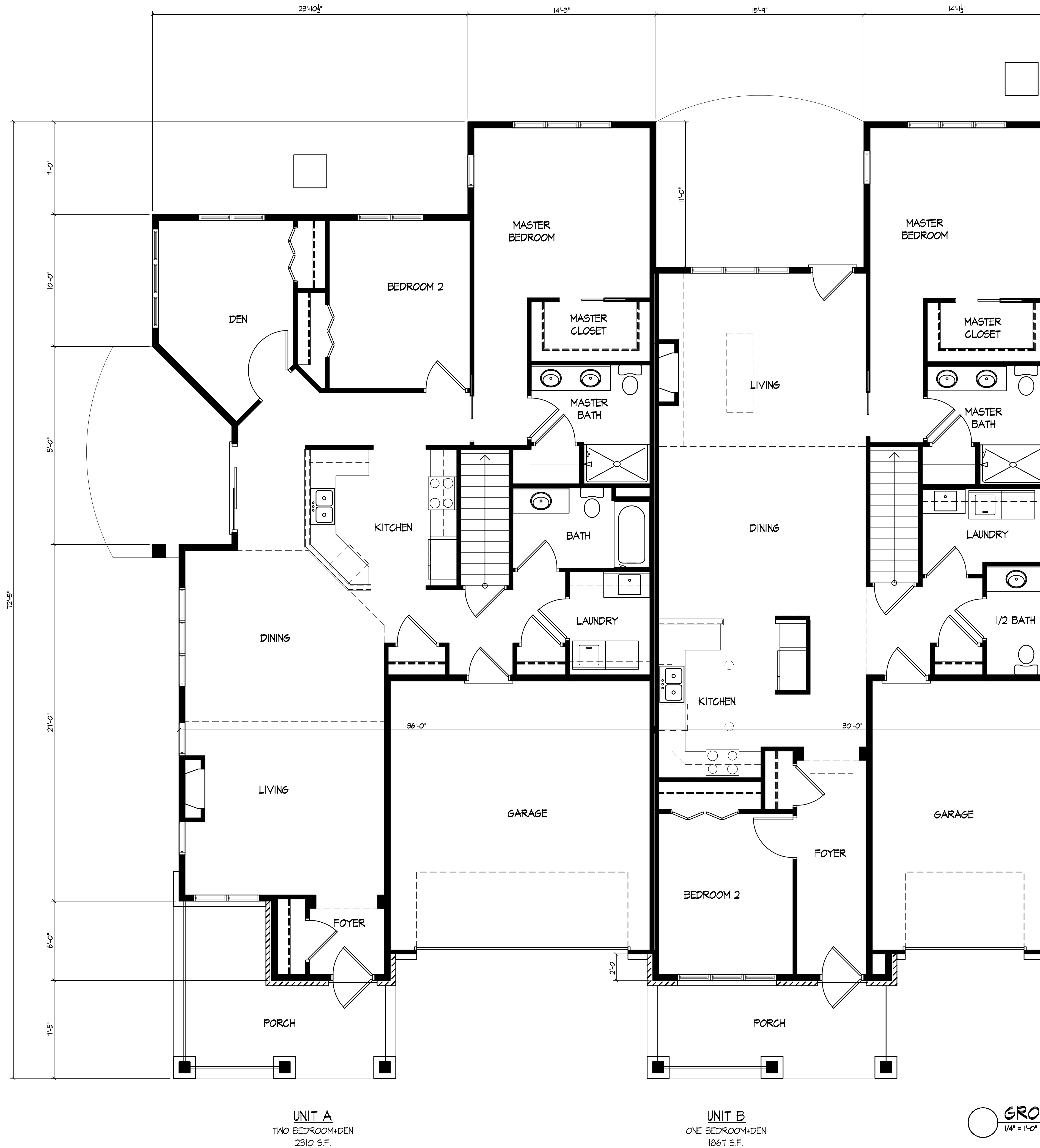
Drawing Title
**Basement Floor Plans
(Lot P-9)**

Project No. **1050** Drawing No. **A-1.0**

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Notes
1. -



UNIT A
TWO BEDROOM+DEN
2310 S.F.

UNIT B
ONE BEDROOM+DEN
1067 S.F.

GROUND FLOOR PLANS
1/4" = 1'-0"

Revisions
FUD - GDP/SIP Submittal - April 6, 2011
UDC Submittal - May 4, 2011

Project Title
Attic Angels - Prairie Point
Meadow Rose Lane & Samuel Drive
Madison, WI

Drawing Title
Ground Floor Plans
(Lot P-9)

Project No. **1050** Drawing No. **A-1.1**

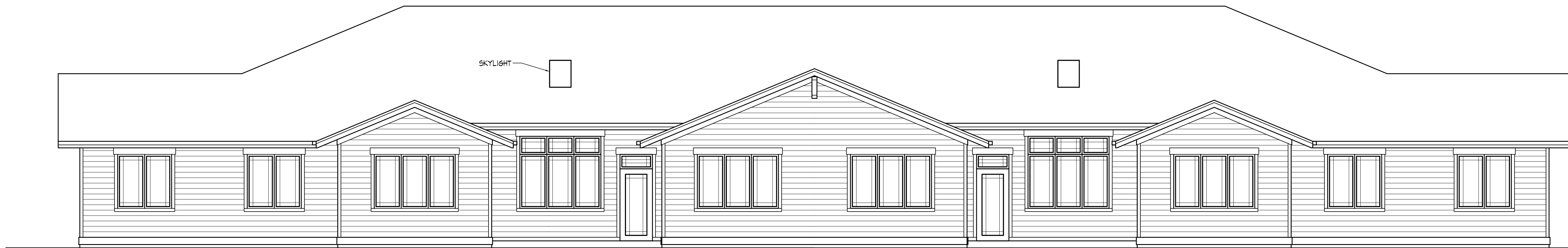
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FRONT ELEVATION
3/16" = 1'-0"



SIDE ELEVATIONS
3/16" = 1'-0"



BACK ELEVATION
3/16" = 1'-0"

Revisions

FUD - GDP/SIP Submittal - April 6, 2011
UDC Submittal - May 4, 2011

Project Title

Attic Angels - Prairie Point
Meadow Rose Lane & Samuel Drive
Madison, WI

Drawing Title

**Building Elevations
(Lot P-9)**

Project No.

1050

Drawing No.

A-2.1